

**City of Portland, Maine – Building or Use Permit Application** 389 Congress Street, 04101, Tel: (207) 874-8703, FAX: 874-8716

Location of Construction: 12 Newman St		Owner: Freund, Marianne		Phone:		Permit No: 971049	
Owner Address: SAA Ptld, ME 04103		Lessee/Buyer's Name:		Phone: 774-1894		BusinessName:	
Contractor Name:		Address:		Phone:		Permit Issued: SEP 30 1997	
Past Use: 1-fam		Proposed Use: Same w/ Home occ		COST OF WORK: \$		PERMIT FEE: \$ 25.00	
Proposed Project Description:  Change Use - Home Occ - Polarity Specialist <i>Therapist/Health care Practitioner</i>		FIRE DEPT. <input type="checkbox"/> Approved <input type="checkbox"/> Denied		INSPECTION: Use Group: <i>BOCA 96</i> Type: <i>5B</i>		Signature: <i>Heffer</i>	
		Signature:		Signature:		Date:	
Permit Taken By: Mary Gresik		Date Applied For: 24 September 1997		PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.) Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved with Conditions <input type="checkbox"/> Denied		Zoning Approval: <i>OK 9/26/97</i> Special Zone or Reviews: <input type="checkbox"/> Shoreland <i>with conditions</i> <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan maj <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/>	

**PERMIT ISSUED**  
SEP 30 1997  
**CITY OF PORTLAND**

- This permit application does not preclude the Applicant(s) from meeting applicable State and Federal rules.
- Building permits do not include plumbing, septic or electrical work.
- Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..

**PERMIT ISSUED WITH REQUIREMENTS**

**Zoning Appeal**  
 Variance  
 Miscellaneous  
 Conditional Use  
 Interpretation  
 Approved  
 Denied

**Historic Preservation**  
 Not in District or Landmark  
 Does Not Require Review  
 Requires Review

**Action:**  
 Approved  
 Approved with Conditions  
 Denied  
Date: *9/26/97*  
*DA*

**CERTIFICATION**

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit

*M Klein*  
SIGNATURE OF APPLICANT Marianne Freund ADDRESS: DATE: 24 September 1997 PHONE:

RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE PHONE:

White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory Card-Inspector

CEO DISTRICT **4**  
*A Powers*

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		Signature:		Signature:		Zoning Approval: Special Zone or Reviews: <input type="checkbox"/> Shoreland <input type="checkbox"/> Wetland <input type="checkbox"/> Flood Zone <input type="checkbox"/> Subdivision <input type="checkbox"/> Site Plan maj <input type="checkbox"/> minor <input type="checkbox"/> mm <input type="checkbox"/>	
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24 September 1997

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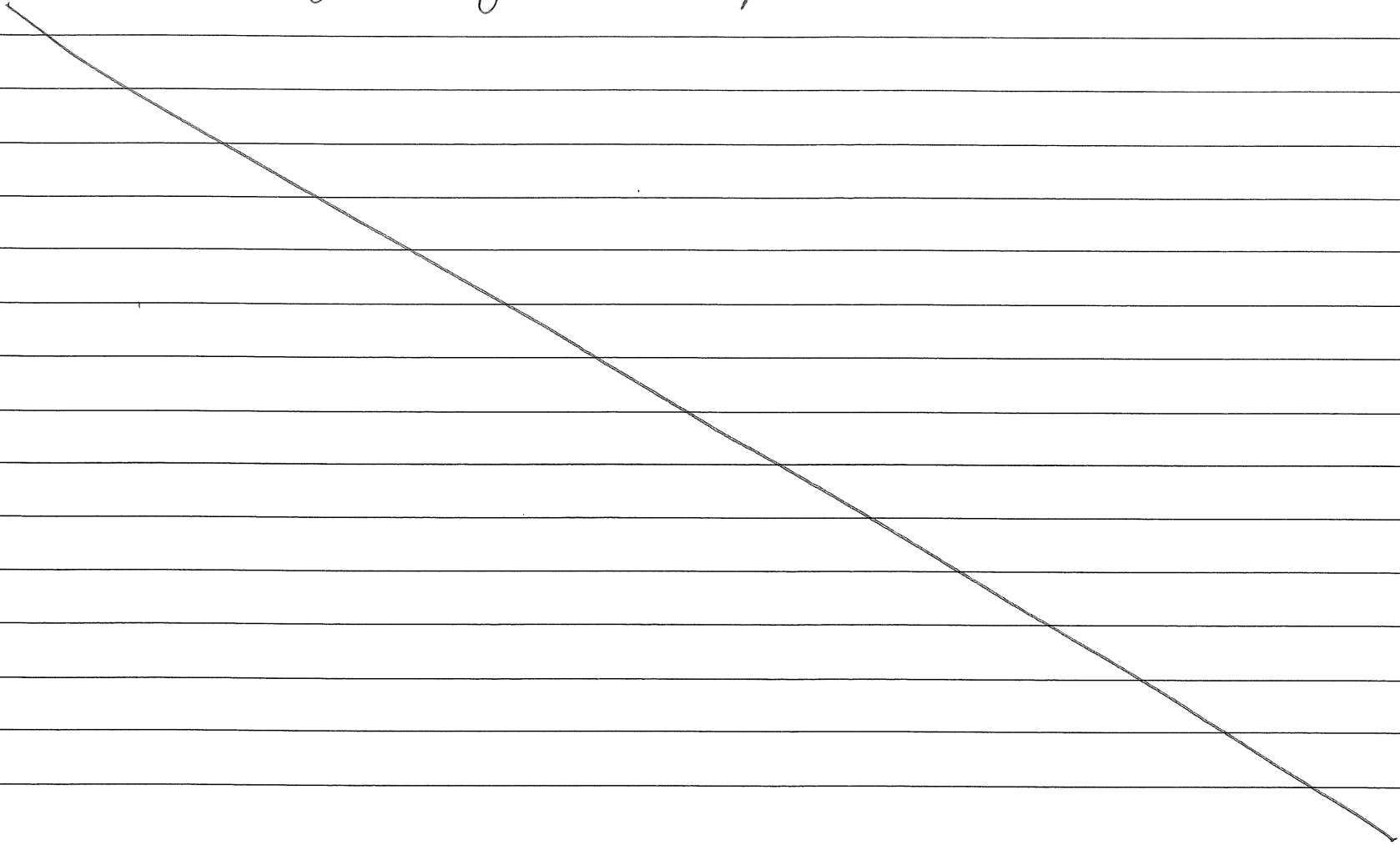
White-Permit Desk Green-Assessor's Canary-D.P.W. Pink-Public File Ivory Card-Inspector

CEO DISTRICT

4

COMMENTS

10.03.97 Owner to add handrail and balusters @ front entry.  
OK for Certificate of Occupancy.



	Type	Inspection Record	Date
Foundation:	_____	_____	_____
Framing:	_____	_____	_____
Plumbing:	_____	_____	_____
Final:	_____	_____	_____
Other:	_____	_____	_____

LAND USE - ZONING REPORT

ADDRESS: 12 Newman St DATE: 9/26/97

REASON FOR PERMIT: change of use to Single family with Pre-pest /  
with care practices

BUILDING OWNER: Marianne Freund C-B-L: 134-B-6

PERMIT APPLICANT: Owner

APPROVED: With conditions DENIED: \_\_\_\_\_

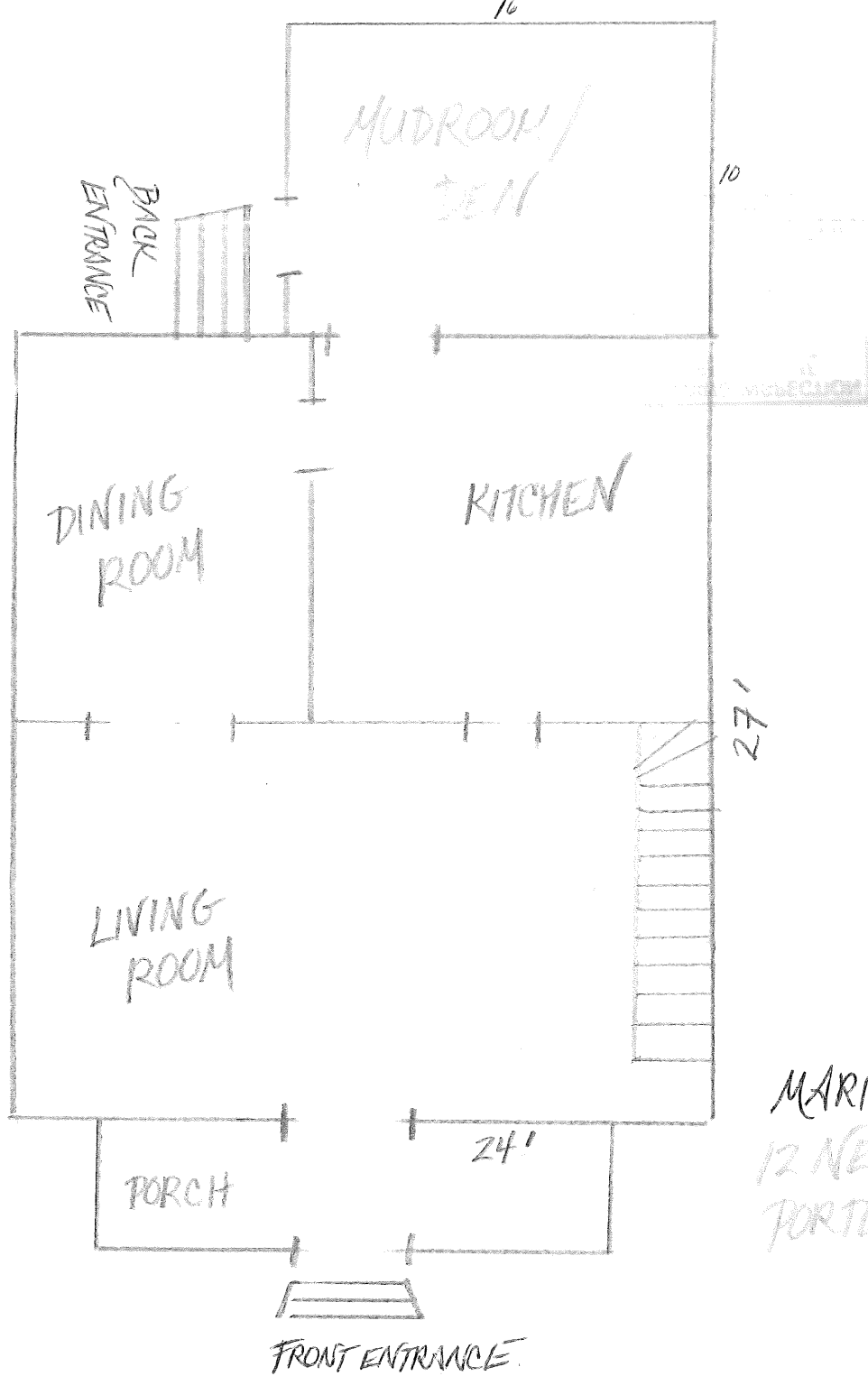
#1, #5, #7

CONDITION(S) OF APPROVAL

- 1. During its existence, all aspects of the Home Occupation criteria, Section 14-410, shall be maintained.
- 2. The footprint of the existing \_\_\_\_\_ shall not be increased during maintenance reconstruction.
- 3. All the conditions placed on the original, previously approved, permit issued on \_\_\_\_\_ are still in effect for this amendment.
- 4. Your present structure is legally nonconforming as to rear and side setbacks. If you were to demolish the building on your own volition, you will not be able to maintain these same setbacks. Instead you would need to meet the zoning setbacks set forth in today's ordinances. In order to preserve these legally non-conforming setbacks, you may only rebuild the garage in place and in phases.
- 5. This property shall remain a single family dwelling. <sup>with home occupation</sup> Any change of use shall require a separate permit application for review and approval.
- 6. Our records indicate that this property has a legal use of \_\_\_\_\_ units. Any change in this approved use shall require a separate permit application for review and approval.
- 7. Separate permits shall be required for any signage. under home occ. guidelines
- 8. Separate permits shall be required for future decks and/or garage.
- 9. Other requirements of condition \_\_\_\_\_

Marge Schmuckal Marge Schmuckal, Zoning Administrator,  
Asst. Chief of Code Enforcement

DRIVEWAY



MARIANNE KLEIN  
12 NEWMAN ST  
PORTLAND ME



# Pocket Books

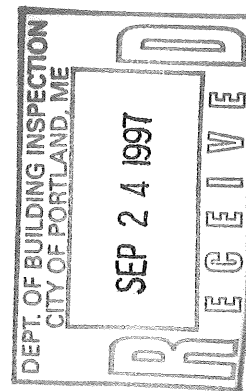
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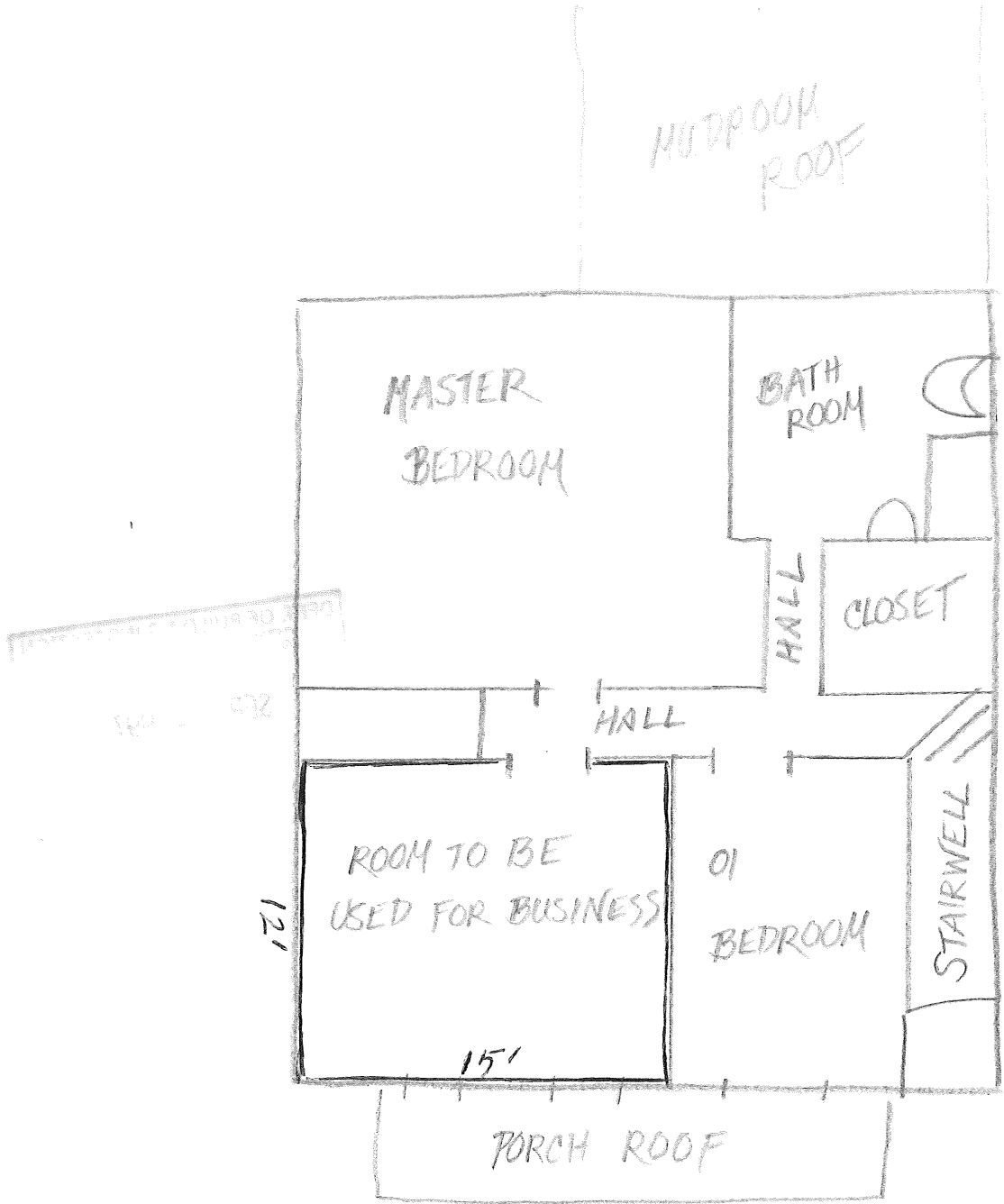
12  
15  
60  
12  
180

## HOME OCCUPATION

TOTAL

- A. 1700 SQ FT - SPACE IS 180 sq ft
- B. NONE
- C. NO STORAGE
- D. SIGN - 1x2'
- E. OK
- F. LOTS OF ROOM IN DRIVEWAY + ON STREET
- G. NO NOISE WILL BE PRODUCED BY WORK
- H. NO EMPLOYEES
- I. ONE CLIENT AT A TIME
- J. NONE NECESSARY





12 NEWMAN ST  
PORTLAND ME



CITY OF PORTLAND, MAINE  
Department of Building Inspection

# Certificate of Occupancy

LOCATION 12 Newman St 134-B-006

Issued to Marianne Freund

Date of Issue 03 October 1997

This is to certify that the building, premises, or part thereof, at the above location, built — altered — changed as to use under Building Permit No. 971049 , has had final inspection, has been found to conform substantially to requirements of Zoning Ordinance and Building Code of the City, and is hereby approved for occupancy or use, limited or otherwise, as indicated below.

PORTION OF BUILDING OR PREMISES

Entire

APPROVED OCCUPANCY

Single Family Dwelling  
w/Home Occupation - Polarity  
Specialist

Limiting Conditions:

This certificate supersedes  
certificate issued

Approved:

10/3/97 [Signature]

(Date)

Inspector

[Signature]

Inspector of Buildings

Notice: This certificate identifies lawful use of building or premises, and ought to be transferred from owner to owner when property changes hands. Copy will be furnished to owner or lessee for one dollar.



Inspection Services  
P. Samuel Hoffses  
Chief



Planning and Urban Development  
Joseph E. Gray Jr.  
Director

## CITY OF PORTLAND

Nu Carpenter & Michael Bocal  
46 Washington Avenue  
Portland, ME 04101

RE: 44-46 Washington Avenue - 13-E-12

October 6, 1997

Dear Nu and Michael,

It has recently come to our attention that there has been legal negotiations already in the process concerning the side lot line along the left side of your building. Recently our office issued a building permit (#970846, dated August 5, 1997) to install a door with an overhang and steps. Due to this recent information, this letter serves as an amendment to the conditioned approvals. There should be no work done within the area of contention between two parties until your legal matters are resolved. The City of Portland does not wish to contribute to the legal proceedings.

Once these legal matters are resolved, please submit any revised plans so that we can review them along with your proposed work. If you have any questions regarding this matter, please do not hesitate to contact this office.

Very Truly Yours,

A handwritten signature in cursive script, reading 'Marge Schmuckal', is written over the typed name.

Marge Schmuckal  
Zoning Administrator

cc: Mark Adelson, Housing & Community Dev  
Marland Wing, Code Enforcement Officer